

Constantino, Mike

13-011

From: Jack Axel [jacobmaxel@msn.com]
Sent: Tuesday, April 23, 2013 9:10 AM
To: Constantino, Mike
Subject: St. Joseph
Attachments: img001.jpg; img002.jpg

Mike,
See attached.
Hope you caught some fish.
J

Jacob M. Axel
President
Axel & Associates, Inc.
675 North Court, Suite 210
Palatine, IL 60067
Phone: (847) 776-7101

PROJECT COSTS

	Category	Clinical	Non-Clinical	Total
Preplanning Costs				
	evaluation of alternatives	\$ 102,036	\$ 129,864	\$ 231,900
	master planning	\$ 357,126	\$ 454,524	\$ 811,650
	feasibility assessments	\$ 51,018	\$ 64,932	\$ 115,950
		\$ 510,180	\$ 649,320	\$ 1,159,500
Site Survey and Soil Investigation				
	survey confirmation	\$ 3,520	\$ 4,480	\$ 8,000
	soil investigation	\$ 4,400	\$ 5,600	\$ 10,000
		\$ 7,920	\$ 10,080	\$ 18,000
Site Preparation				
	prep for crains/equipment	\$ 14,520	\$ 18,480	\$ 33,000
	safety fencing	\$ 3,080	\$ 3,920	\$ 7,000
	repair of site at conclusion	\$ 19,800	\$ 25,200	\$ 45,000
		\$ 37,400	\$ 47,600	\$ 85,000
New Construction Contracts				
	Construction	\$ 33,617,570	\$ 50,547,971	\$ 84,165,540
Modernization				
	renovation of existing space	\$ 8,638,803	\$ 2,457,141	\$ 11,095,944
Contingencies-New Construction				
	allowance	\$ 1,563,560	\$ 2,817,680	\$ 4,381,240
Contingencies-Modernization				
	allowance	\$ 1,253,340	\$ 411,280	\$ 1,664,620
Architectural and Engineering Fees				
	design	\$ 2,024,000	\$ 2,576,000	\$ 4,600,000
	document preparation	\$ 72,600	\$ 92,400	\$ 165,000
	const./ren. Monitoring	\$ 114,460	\$ 145,677	\$ 260,137
	interface with review agencies	\$ 110,000	\$ 140,000	\$ 250,000
		\$ 2,321,060	\$ 2,954,077	\$ 5,275,137
Consulting and Other Fees				
	CON-related	\$ 99,000	\$ 126,000	\$ 225,000
	IDPH and municipal fees	\$ 204,600	\$ 260,400	\$ 465,000
	zoning process	\$ 154,000	\$ 196,000	\$ 350,000
	legal fees	\$ 176,000	\$ 224,000	\$ 400,000
	bid prep and solicitaion processes	\$ 44,000	\$ 56,000	\$ 100,000
	traffic and parking studies	\$ 30,800	\$ 39,200	\$ 70,000
	utilities systems analyses	\$ 19,800	\$ 25,200	\$ 45,000
	equip. planning consultant	\$ 146,520	\$ 186,480	\$ 333,000
	life safety code consultant	\$ 17,600	\$ 22,400	\$ 40,000
	reimburseables	\$ 227,040	\$ 288,960	\$ 516,000
	site security	\$ 66,000	\$ 84,000	\$ 150,000
	materials testing	\$ 58,520	\$ 74,480	\$ 133,000
	interior design consultant	\$ 22,000	\$ 28,000	\$ 50,000

PROJECT COSTS

miscellaneous	\$ 138,360	\$ 176,094	\$ 314,454
	\$ 1,404,240	\$ 1,787,214	\$ 3,191,454
Moveable and Other Equipment			
pls see detail on pgs 57-63 of app	\$ 30,965,465	\$ 3,440,607	\$ 34,406,072
Net Interest During Construction	\$ 4,210,635	\$ 5,358,990	\$ 9,569,625
Other Costs to be Capitalized			
owner's construction insurance	\$ 59,400	\$ 75,600	\$ 135,000
project management/misc.	\$ 795,960	\$ 1,013,040	\$ 1,809,000
	\$ 855,360	\$ 1,088,640	\$ 1,944,000



STATE OF ILLINOIS
HEALTH FACILITIES AND SERVICES REVIEW BOARD

525 WEST JEFFERSON ST. • SPRINGFIELD, ILLINOIS 62761 • (217) 782-3516 FAX: (217) 785-4111

April 24, 2013

Representative Camille Lilly
5755 West Division Street
Chicago, Illinois 60651

Re: E-012-13 - Change of Ownership - Gottlieb Memorial Hospital

Dear Honorable Representative Lilly:

The Illinois Health Facilities and Services Review is required by statute (20 ILCS 3960/8.5) to inform the State Senator and State Representative of a change of ownership of a health care facility in their district.

The Illinois Health Facilities and Services Review Board ("State Board") is in receipt of a change of ownership exemption application (E-012-13) for Gottlieb Memorial Hospital ("Gottlieb"), a 264 bed general acute care hospital located at 701 West North Avenue in Melrose Park, Illinois. The transaction will result in a change in the membership or sponsorship of a not-for-profit corporation that owns or controls an Illinois licensed facility (as well as its physical plant and capital assets). There is no change in the operating entity or owner of the site.

This application is tentatively scheduled to be heard at the May 14, 2013 State Board Meeting to be held at the Bolingbrook Golf Club, 2001 Rodéo Drive, Bolingbrook, Illinois beginning at 10:00 am.

Information regarding this application may be found at our website
<http://hfsrb.illinois.gov/>

Should you have any questions please contact me at 312-814-4825. Thank you.

Sincerely,

A handwritten signature in cursive script that reads "Courtney R. Avery".

Courtney Avery, Administrator
Illinois Health Facilities and Services Review Board

cc: Dale Galassie, Chairman Illinois Health Facilities and Services Review Board